069.0	0004	0002.0	1 of 1	ARLINGTON
Map	Block	Lot	CARD	

	Total Card	/	Total Parcel
APPRAISED:	79,000	/	79,000
USE VALUE:	79,000	/	79,000
ASSESSED:	79,000	/	79,000

PROPERTY LOCATION

No	Alt No	Direction/Street/City
0	LOT	DAVIS AVE, ARLINGTON

OWNERSHIP

Unit #:

Owner 1:	SANGELEER WILLIAM J
Owner 2:	
Owner 3:	
Street 1:	5 DAVIS AVENUE
Street 2:	
Twn/City:	ARLINGTON
St/Prov:	MA Cntry: Own Occ: N
Postal:	02474 Type:

PREVIOUS OWNER

Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	Cntry:
Postal:	

NARRATIVE DESCRIPTION

This Parcel contains 3,108 Sq. Ft. of land mainly classified as Out Bldg.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
106	3108.000		7,100	71,900	79,000
Total Card	0.071		7,100	71,900	79,000
Total Parcel	0.071		7,100	71,900	79,000

Source: Market Adj Cost | Total Value per SQ unit /Card: N/A | /Parcel: N/A

Legal Description

User Acct 44259

GIS Ref

GIS Ref

Insp Date 09/29/18

Entered Lot Size

Total Land:

Land Unit Type:

PREVIOUS ASSESSMENT

Parcel ID 069.0-0004-0002.0

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Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	106	FV		7100	3,108.	71,900	79,000	79,000	Year End Roll	12/18/2019
2019	106	FV		7100	3,108.	66,700	73,800	73,800	Year End Roll	1/3/2019
2018	106	FV		7100	3,108.	66,700	73,800	73,800	Year End Roll	12/20/2017
2017	106	FV		7100	3,108.	58,500	65,600	65,600	Year End Roll	1/3/2017
2016	106	FV		7100	3,108.	53,400	60,500	60,500	Year End	1/4/2016
2015	106	FV		7100	3,108.	47,200	54,300	54,300	Year End Roll	12/11/2014
2014	106	FV		7100	3,108.	44,700	51,800	51,800	Year End Roll	12/16/2013
2013	106	FV		7100	3,108.	42,500	49,600	49,600		12/13/2012

PRINT

Date	Time
12/10/20	20:45:53

LAST REV

Date	Time
10/02/18	12:08:13

apro

5942

SALES INFORMATION

TAX DISTRICT

PAT ACCT.

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
	915-155		1/1/1901	Family		No	No		N

USER DEFINED

Prior Id # 1:	44259
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment

ACTIVITY INFORMATION

Date	Result	By	Name
9/29/2018	Meas/Inspect	PH	Patrick H
10/7/1999	Meas/Inspect	263	PATRIOT
1/1/1919			

Sign: VERIFICATION OF VISIT NOT DATA __/__/__

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
106	Out Bldg.		3108		Sq. Ft.	Site		0	70.	0.33	12			Unbuild	-80					71,854						71,900	

Total AC/HA:	0.07135	Total SF/SM:	3108	Parcel LUC:	106	Out Bldg.	Prime NB Desc:	ARLINGTON	Total:	71,854	Spl Credit		Total:	71,900

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

EXTERIOR INFORMATION

Type:			
Sty Ht:			
(Liv) Units:		Total:	
Foundation:			
Frame:			
Prime Wall:			
Sec Wall:		%	
Roof Struct:			
Roof Cover:			
Color:			
View / Desir:			

BATH FEATURES

Full Bath		Rating:	
A Bath:		Rating:	
3/4 Bath:		Rating:	
A 3QBth		Rating:	
1/2 Bath:		Rating:	
A HBth:		Rating:	
OthrFix:		Rating:	

OTHER FEATURES

Kits:		Rating:	
A Kits:		Rating:	
Frpl:		Rating:	
WSFlue:		Rating:	

COMMENTS

SKETCH

GENERAL INFORMATION

Grade:			
Year Blt:		Eff Yr Blt:	
Alt LUC:		Alt %:	
Jurisdict:		Fact:	.
Const Mod:			
Lump Sum Adj:			

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

RESIDENTIAL GRID

1st Res Grid	Desc:	# Units:

Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												
Totals	RMs:		BRs:		Baths:					HB		

INTERIOR INFORMATION

Avg Ht/FL:			
Prim Int Wall			
Sec Int Wall:		%	
Partition:			
Prim Floors:			
Sec Floors:		%	
Bsmnt Flr:			
Subfloor:			
Bsmnt Gar:			
Electric:			
Insulation:			
Int vs Ext:			
Heat Fuel:			
Heat Type:			
# Heat Sys:			
% Heated:		% AC:	
Solar HW:		Central Vac:	
% Com Wall		% Sprinkled:	

DEPRECIATION

Phys Cond:	AV	- Average	0.0 %
Functional:			%
Economic:			%
Special:			%
Override:			%
	Total:		0 %

REMODELING

Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

No Unit	RMS	BRS	FL
Totals			

CALC SUMMARY

Basic $ / SQ:	
Size Adj.:	1.00000000
Const Adj.:	16.0000000
Adj $ / SQ:	
Other Features:	0
Grade Factor:	
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	0
Depreciation:	0
Depreciated Total:	0

COMPARABLE SALES

Rate	Parcel ID	Typ	Date	Sale Price

WtAv$/SQ:		AvRate:	Ind.Val
Juris. Factor:		Before Depr:	0.00
Special Features:	0	Val/Su Net:	
Final Total:	0	Val/Su SzAd	

SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value

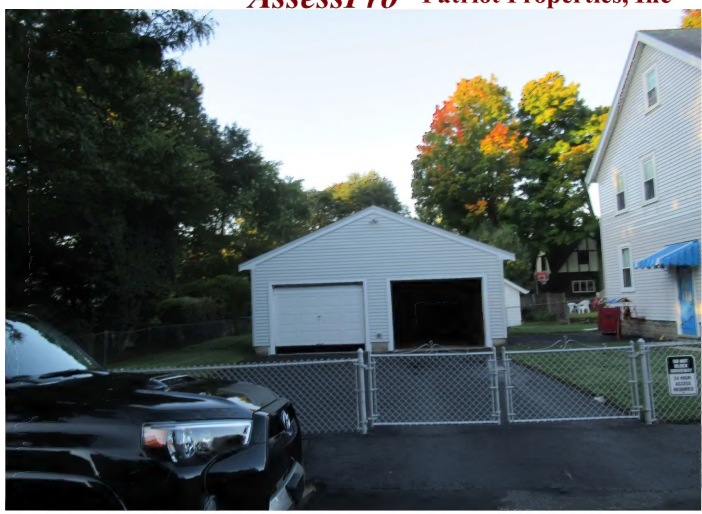
Net Sketched Area:		Total:	
Size Ad		Gross Are	FinArea

SUB AREA DETAIL

Sub Area	% Usbl	Descrip	% Type	Qu	# Ten

IMAGE

AssessPro Patriot Properties, Inc



MOBILE HOME

Make:		Model:		Serial #:		Year:		Color:	

SPEC FEATURES/YARD ITEMS

PARCEL ID 069.0-0004-0002.0

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value
3	Garage	D	Y	1	26X24	A	AV	1933	19.01	T	40	106			7,100			7,100

More:	N	Total Yard Items:	7,100	Total Special Featues:	Total: 7,100